

96153


**Chicago Title
Insurance Company**

FILED FOR RECORD AT REQUEST OF

9383

No.

TRANSACTION EXCISE TAX

AUG 2 1983

Amount Paid see excise

#6925

Skamania County Treasurer

By [Signature]

BOOK 82 PAGE 535

THIS SPACE PROVIDED FOR RECORDER'S USE.

STATE OF WASHINGTON, SS.

COUNTY OF SKAMANIA

I HEREBY CERTIFY THAT THE WITH

INSTRUMENT OF WRITING FILED BY

Clark Co. Title Co.Clark Co. Title Co.

10:40 M 8-2 1983

RECORDED IN BOOK 82

DEED AT PAGE 535

CORDS OF SKAMANIA COUNTY, WASH.

Harry M. Olson

COUNTY AUDITOR

E. Mansford

Seller's Assignment of Contract and Deed

THE GRANTOR

DONNEL L. LANG AND CAROL A. LANG, husband and wife and

DALE D. LANG AND KAREN A. LANG, husband and wife

for value received

convey and quit claim

to

TERRY O. PHILLIPS AND BECKY PHILLIPS, husband and wife

, the grantee,

the following described real estate, situated in Skamania

County, State of Washington,

together with all after acquired title of the grantor(s) therein:

LEGAL DESCRIPTION ATTACHED AND MADE A PART HEREOF.

A TRACT OF LAND LOCATED IN THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 34, TOWNSHIP 2 NORTH, RANGE 5 E.W.M., DESCRIBED AS FOLLOWS:

BEGINNING AT A 5/8" IRON ROD AT THE NORTHEAST CORNER OF SAID SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 34; THENCE SOUTH 00°48'50" WEST ALONG THE EAST LINE 1,010.30 FEET; THENCE NORTH 89°00'00" WEST 778.75 FEET TO A POINT ON THE WESTERLY RIGHT OF WAY LINE OF A 60 FOOT EASEMENT; THENCE FOLLOWING SAID WEST RIGHT OF WAY LINE NORTH 21°10'00" EAST 34.16 FEET; THENCE ALONG THE ARC OF A 470 FOOT RADIUS CURVE TO THE LEFT FOR AN ARC DISTANCE OF 123.05 FEET; THENCE NORTH 5°10'00" EAST A DISTANCE OF 12.29 FEET; THENCE ALONG THE ARC OF A 150 FOOT RADIUS CURVE TO THE RIGHT FOR AN ARC DISTANCE OF 127.85 FEET; THENCE NORTH 55°00'00" EAST A DISTANCE OF 229.64 FEET; THENCE ALONG THE ARC OF A 970 FOOT RADIUS CURVE TO THE LEFT FOR AN ARC DISTANCE OF 64.90 FEET; THENCE NORTH 51°10'00" EAST 383.44 FEET; THENCE ALONG THE ARC OF A 970 FOOT RADIUS CURVE TO THE LEFT FOR AN ARC DISTANCE OF 104.40 FEET; THENCE NORTH 45°00'00" EAST 73.94 FEET; THENCE ALONG THE ARC OF A 70 FOOT RADIUS CURVE TO THE LEFT 53.98 FEET; THENCE NORTH 00°48'50" EAST 144.38 FEET TO THE NORTH LINE OF SAID SOUTHWEST QUARTER OF THE NORTHEAST QUARTER; THENCE SOUTH 89°29'08" EAST 60 FEET TO THE POINT OF BEGINNING.

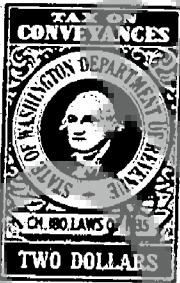
ALSO KNOWN AS TRACT NO. 7 OF SURVEY RECORDED JUNE 2, 1978, UNDER AUDITOR'S FILE NO. 86503, RECORDS OF SKAMANIA COUNTY, WASHINGTON

or at such other place as the seller may direct in writing.

CDED

subdivision ordinance

See attached legal description **BOOK 82 PAGE 536**



SEE ATTACHED EXHIBIT "A" FOR ADDITIONAL TERMS AND CONDITIONS

and do es hereby assign, transfer and set over to the grantee that certain real estate contract dated the 12th day of July, 1978 between W. Jack Sprinkel and Georgene Sprinkel, husband and wife as seller and Kent R. Camp & Kathy J. Camp, husband and wife and Daryl R. Seaver and Susan L. Seaver, husband and wife as purchaser for the sale and purchase of the above described real estate. The grantee s hereby assume and agree to fulfill the conditions of said real estate contract and the grantor hereby covenant that there is now unpaid on the principal of said contract the sum of \$13,679.35

Dated July 27, 1983

Donnel L. Lang
Carol A. Lang

Dale D. Lang
Karen A. Lang

STATE OF WASHINGTON,

County of Clark

ss.



Chicago Title Insurance Company

On this 27th day of July, 1983, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared

Donnel Lang to me known to be the individual described in, and who executed the within instrument for him self and also as the Attorney in Fact for Dale D. Lang, Carol A. Lang and acknowledged to me that he signed and sealed the same as own free and voluntary act and deed for him self, and also as his free and voluntary act and deed as Attorney in Fact for said Dale D., Carol A. & Karen A. Lang in the capacity and for the uses and purposes therein mentioned, and that said principal is not deceased nor incompetent.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

Notary Public in and for the State of Washington, residing at Vancouver

— ACKNOWLEDGMENT — SELF AND ATTORNEY IN FACT

96153

EXHIBIT "A"

BOOK 82 PAGE 537



Residential / Commercial

GENERAL CONTRACTORS



Lang Brothers Enterprises, Inc.

1315 N.E. 134th Street

Vancouver, Wa. 98665

(206) 573-9418

July 27, 1983

TO: TERRY O. & BECKY PHILLIPS Husband & Wife

THIS IS ATTACHMENT TO AND PART OF SELLERS ASSIGNMENT OF CONTRACT & DEED SIGNED AND CONVEYED JULY 28, 1983

THIS CONVEYANCE IS ACTUAL RECORDED CONFIRMATION OF OUR TELEPHONE CONVERSATION OF JULY 21, 1983 WHEREBY YOU, TERRY O. PHILLIPS, VERBALLY ACCEPTED THE PRINCIPAL BALANCE OWED ON A CERTAIN REAL ESTATE CONTRACT DATED JULY 12, 1978 BY AND BETWEEN W. JACK SPRINKLE & GEORGENE SPRINKLE AS SELLERS AND KENT R. CAMP & KATY J. CAMP AND DARYL R. SEAVER & SUSAN L. SEAVER AS CONTRACT PURCHASERS, AS PAYMENT IN FULL FOR YOUR ANY AND ALL, WRITTEN AND/OR UNWRITTEN INTEREST, IF ANY, IN THE COMPANY OF TECHNICAL MANUFACTURING SYSTEMS (TMS) AND TOM & LINDA GIRARD.

FURTHER THAT DONNEL L & CAROL A LANG AND DALE D & KAREN A LANG DO HEREBY GUARANTEE PAYMENTS TO AND COMPLIANCE WITH THIS CONTRACT IN ACCORDANCE WITH ITS RECORDED TERMS AND CONDITIONS.

ANY AND ALL FUTURE PAYMENTS FROM CAMP & SEAVER TO BE MADE PAYABLE TO TERRY & BECKY PHILLIPS AND MAILED TO 500 MAIN ST. VANCOUVER, WASHINGTON 98660

SIGNED THIS 28TH DAY OF JULY 1983

Donnel L. Lang DONNEL L. LANG

Carol A. Lang CAROL A. LANG By Donnel Lang her Attorney in fact

Dale D. Lang DALE D. LANG By Donnel Lang his Attorney in fact

Karen A. Lang KAREN A. LANG By Donnel Lang her Attorney in fact

STATE OF WASHINGTON,

County of Clark

ss.

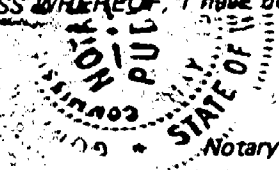


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Donnel Lang to me known to be the individual described in, and who executed the within instrument for him self and also as the Attorney in Fact for Dale Lang, Karen Lang & Carol Lang and acknowledged to me that he signed and sealed the same as his own free and voluntary act and deed Carol Lang for him self, and also as his free and voluntary act and deed as Attorney in Fact for said Dale Lang, Karen Lang & Carol Lang in the capacity and for the uses and purposes therein mentioned, and that said principal is not deceased nor incompetent.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.



Notary Public in and for the State of Washington, residing at Vancouver

- ACKNOWLEDGMENT - SELF AND ATTORNEY IN FACT